

CONSTRUCTION MANAGEMENT PLAN

**New Development
Big Green Farm
Ellesmere Lane
Penley
Wrexham**



Dated: 24th July 2020	Version 1 Revision 0
Ref: CMP.BGF	Res Matters Ref: P/2018/0608

Contents

- 1. Scope of Works**
- 2. Enabling Works/Formation of Site Perimeter**
- 3. Site Parking & Storage of Plant & Materials**
- 4. Management of Vehicle Access, Deliveries & Loading/Unloading of Plant Material**
- 5. Management of dirt and dust**
- 6. Excavation and groundworks**
- 7. Recycling/Disposing of waste resulting from construction work**
- 8. Noise Control**

Appendices

Appendix A – Existing site plan

Appendix B – Proposed site plan

1.0 Scope of Works

- 1.1 The scheme involves the construction of thirteen domestic houses: 4 townhouses (2 bed), 8 semi-detached houses (3 bed) and one detached house (4 bed). The works also include the formation of an access road and landscaping to the thirteen houses.

2.0 Enabling Works/Formation of Site Perimeter

- 2.1 At commencement of the site good quality Heras type security fencing will be erected as required with all necessary signage in accordance with HSE requirements.
- 2.2 The site area is to be stoned to provide a hardstanding for site vehicles, storage of materials, site cabins etc

3.0 Site Parking & Storage of Plant & Materials

- 3.1 Contractors vehicles will park within the site area on the hard standing
- 3.2 All materials and plant will be stored on site area. Materials such as cement and equipment will be stored securely on site.

4.0 Management of Vehicle Access, Deliveries & Loading /Uploading of plant Material.

- 4.1 Access to the site will be via Ellesmere Lane.
- 4.2 The access route to the site will be dug out and stoned to provide hard standing for contractor's vehicles
- 4.3 The contractor will ensure merchants are made aware of any site restrictions when arranging deliveries/removals from site.
- 4.4 Construction traffic routes will be kept a safe distance from trench works, at all times

5.0 Management of Dirt & Dust

- 5.1 If dust emissions are generated in dry period the contractor will use water Spray to wet the material and suppress the dust
- 5.2 The site manager will take account of weather conditions and prevailing wind direction when organising operations to prevent and minimise dust nuisance to neighbouring properties
- 5.3 All site staff will be made aware of The Dust Management Plan which will be stored in the site office.
- 5.4 The access road will be stoned where possible to provide a good clean working platform to contain road contamination
- 5.5 In the event of a complaint from neighbouring property in respect of dust there concerns will be considered and action taken to avoid future occurrence

6.0 Excavation and Ground Works

6.1 Location of Underground Services

- Prior to commencing excavations, the site area will be checked for overhead and underground services.
- Service plans will be obtained from Utility providers and the site area checked, using a locating device.
- Once identified service routes will be identified and clearly marked. If markings are lost during the working operation the exercise will be repeated to ensure service routes remain clearly marked as required for the duration of the works.
- Works will be undertaken in accordance with the HSE Guidance Document, Avoiding danger from underground services.

6.2 Excavations

- Trenches will be inspected regularly, and excess groundwater pumped out.
- Vehicle plant will be kept a safe working distance from the trench to prevent potential collapse.
- No site staff will work below an excavator

7.0 Recycling/disposing of waste resulting from construction work

7.1 The land is a bare clean site so there will be no waste material from demolition. In respect of the construction work, the following measures have been identified to minimise the quantity of waste produced during this project:

- Resultant hard core will be re-used where possible in the substructure.
- Re-usable materials will be identified on site and removed for storage.
- Recyclable materials will be removed from site by licenced companies

8.0 Noise Control

8.1 Whilst working on site the contractor will adhere to the recommendations of BS5228-1, clause 9.3 to minimise noise levels during the execution of the works.

8.2 The project is a relatively simple housing scheme with no notable works which would cause significant noise pollution. The close proximity of residential housing has been noted and there will be no operation of heavy plant etc outside normal working hours as per planning permission

7.30am – 6.00pm Monday to Friday

8.00am – 2.00pm Saturday

Appendix A – Existing site plan

Appendix B – Proposed site plan



DATE	BY
------	----

SCALE	1:5000	DRAWN BY	MLT
DATE	JAN 2015	STAGE	
REC'D No	66702	REVISION	



